

# PETITION FOR ZONING VARIANCE TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section 1202.1B (III.C.3) to permit a side yard setback of 3 feet in lieu of the required 10 feet.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (Indicate hardship or practical difficulty)

- To improve and upgrade the dwelling through the 10' by 15' building addition in order to install a modern kitchen and enlarge the dining room.

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law For Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser: \_\_\_\_\_  
(Type or Print Name)  
Signature \_\_\_\_\_  
Address \_\_\_\_\_  
City and State \_\_\_\_\_  
Attorney for Petitioner: \_\_\_\_\_  
(Type or Print Name)  
Signature \_\_\_\_\_  
Address \_\_\_\_\_  
City and State \_\_\_\_\_  
Attorney's Telephone No.: \_\_\_\_\_  
Address \_\_\_\_\_  
Phone No. \_\_\_\_\_

Legal Owner(s):  
Herman G. Anschuetz  
(Type or Print Name)  
Signature \_\_\_\_\_  
Anita Anschuetz  
(Type or Print Name)  
Signature \_\_\_\_\_  
Address \_\_\_\_\_  
City and State \_\_\_\_\_  
Name, address and phone number of legal owner, contract purchaser or representative to be contacted  
Name \_\_\_\_\_  
Address \_\_\_\_\_  
Phone No. \_\_\_\_\_

ORDERED By The Zoning Commissioner of Baltimore County, this 21st day of May, 1986, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 24th day of June, 1986, at 9:45 o'clock.

*Carl J. Jahn*  
Zoning Commissioner of Baltimore County.

## CERTIFICATE OF PUBLICATION

TOWSON, MD. June 5, 1986  
THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., appearing on June 5, 1986.

THE JEFFERSONIAN,

Cost of Advertising

24.75

IN RE: PETITION FOR ZONING VARIANCE \* BEFORE THE  
NE/S of Naygall Road, 480' SE \* DEPUTY ZONING COMMISSIONER  
of Glenmill Road \* OF BALTIMORE COUNTY  
(9113 Naygall Road)  
11th Election District \*  
Herman G. Anschuetz, et ux \* Case No. 86-522-A  
Petitioners \*  
\* \* \* \* \*

The Petitioner herein requests a variance to permit a side yard setback of 3 feet in lieu of the required 10 feet in order to construct an addition to the existing dwelling.

Testimony of the Petitioners indicated they built the existing dwelling in 1958, have made various improvements to the property, and now propose constructing a 10-foot by 15-foot kitchen addition. The lot adjacent to the proposed addition is on a higher elevation than the subject site. There were no Protestants.

After due consideration of the testimony and evidence presented, and it appearing that strict compliance with the Baltimore County Zoning Regulations (BCZR) would result in practical difficulty and unreasonable hardship upon the Petitioners, and the granting of the variance requested would not adversely affect the health, safety, and general welfare of the community, and, therefore, the variance should be granted.

Therefore, IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County this 1st day of July, 1986, the herein request to permit a side yard setback of 3 feet in lieu of the required 10 feet, in accordance with the plan submitted, is GRANTED, from and after the date of this Order.

*Jean M. H. Jung*  
Deputy Zoning Commissioner  
of Baltimore County

PETITION FOR ZONING VARIANCE  
11th Election District  
Case No. 86-522-A

LOCATION: Northeast Side of Naygall Road, 480 feet Southeast of Glenmill Road (9113 Naygall Road)

DATE AND TIME: Tuesday, June 24, 1986, at 9:45 a.m.

PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

Petition for Zoning Variance to permit a side yard setback of 3 feet in lieu of the required 10 feet

Being the property of Herman G. Anschuetz, et ux, as shown on plat plan filed with the Zoning Office.

In the event that this Petition(s) is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be received in writing by the date of the hearing set above or made at the hearing.

BY ORDER OF  
ARNOLD JARLON  
ZONING COMMISSIONER  
OF BALTIMORE COUNTY



BALTIMORE COUNTY  
OFFICE OF PLANNING & ZONING  
TOWSON, MARYLAND 21204  
494-3353

ARNOLD JARLON  
ZONING COMMISSIONER

JEAN M. H. JUNG  
DEPUTY ZONING COMMISSIONER

July 1, 1986

Mr. & Mrs. Herman G. Anschuetz  
9113 Naygall Road  
Baltimore, Maryland 21234

RE: Petition for Variance  
NE/S of Naygall Road, 480' SE  
of Glenmill Road  
11th Election District  
Case No. 86-522-A

Dear Mr. & Mrs. Anschuetz:

I have this date passed my Order in the above captioned matter in accordance with the attached.

Very truly yours,

*Jean M. H. Jung*  
JEAN M. H. JUNG  
Deputy Zoning Commissioner

JMH:jbs

Attachments

cc: People's Counsel

RE: PETITION FOR VARIANCE : BEFORE THE ZONING COMMISSIONER  
NE/S of Naygall Rd., : OF BALTIMORE COUNTY  
480' SE of Glenmill Rd. :  
(9113 Naygall Rd.) :  
11th District :  
HERMAN G. ANSCHUETZ, et ux, : Case No. 86-522-A  
Petitioners :  
: : : : :  
ENTRY OF APPEARANCE

Please enter the appearance of the People's Counsel in the above-captioned matter. Notices should be sent of any hearing dates or other proceedings in this matter and of the passage of any preliminary or final Order.

*Phyllis Cole Friedman*  
Phyllis Cole Friedman  
People's Counsel for Baltimore County

*Peter Max Zimmerman*  
Peter Max Zimmerman  
Deputy People's Counsel  
Room 223, Court House  
Towson, Maryland 21204  
494-2188

I HEREBY CERTIFY that on this 9th day of June, 1986, a copy of the foregoing Entry of Appearance was mailed to Mr. and Mrs. Herman G. Anschuetz, 9113 Naygall Rd., Baltimore, MD 21234, Petitioners.

*Peter Max Zimmerman*  
Peter Max Zimmerman

DESCRIPTION FOR VARIANCE  
9113 Naygall Road  
11th Election District

Beginning at a point on the northeast side of Naygall Road (50 feet wide) at a distance of 480 feet southeast of the intersection of Glenmill Road and being Lot No. 14, Block A, as shown on Plat No. One, Section "D", Joppa Village, which is recorded on the Land Records of Baltimore County in Plat Book G.L.B. No. 22, Folio 14.



BALTIMORE COUNTY  
OFFICE OF PLANNING & ZONING  
TOWSON, MARYLAND 21204  
494-3353

ARNOLD JARLON  
ZONING COMMISSIONER

JEAN M. H. JUNG  
DEPUTY ZONING COMMISSIONER

June 17, 1986

Mr. Herman G. Anschuetz  
Mrs. Anita Anschuetz  
9113 Naygall Road  
Baltimore, Maryland 21234

RE: PETITION FOR ZONING VARIANCE  
NE/S of Naygall Rd., 480' SE of Glenmill Rd.  
(9113 Naygall Rd.)  
11th Election District  
Herman G. Anschuetz, et ux - Petitioners  
Case No. 86-522-A

Dear Mr. and Mrs. Anschuetz:

This is to advise you that \$61.40 is due for advertising and posting of the above property. This fee must be paid before an Order is issued.

THIS FEE MUST BE PAID AND THE ZONING SIGN AND POST RETURNED ON THE DAY OF THE HEARING OR THE ORDER SHALL NOT BE ISSUED.

Do not remove sign from property from the time it is placed by this office until the day of the hearing.

BALTIMORE COUNTY, MARYLAND  
OFFICE OF FINANCE & REVENUE DIVISION  
MISCELLANEOUS CASH RECEIPT  
No. 021757  
DATE 6/24/86  
AMOUNT \$ 61.40  
SIGN & POST RETURNED  
RECEIVED FROM Herman G. E. Anschuetz  
Advertising and Posting re Case #86-522-A  
FOR 61404





## BALTIMORE COUNTY OFFICE OF PLANNING &amp; ZONING

County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

Your petition has been received and accepted for filing this  
21st day of May, 1986.

*Arnold Jablon*  
ARNOLD JABLON  
Zoning Commissioner

Petitioner Herman G. Anshuetz, et ux Received by: James E. Dyer  
Petitioner's Attorney \_\_\_\_\_ Chairman, Zoning Plans  
Advisory Committee



BALTIMORE COUNTY  
FIRE DEPARTMENT  
TOWSON, MARYLAND 21204-2586  
494-4500

PAUL H. REINCKE  
CHIEF

May 20, 1986

Mr. Arnold Jablon  
Zoning Commissioner  
Office of Planning and Zoning  
Baltimore County Office Building  
Towson, Maryland 21204

Attention: Chairman  
Zoning Plans Advisory Committee

RE: Property Owner: Herman Anshuetz, et ux  
Location: NE/S Naygall Rd, 480' SE Glenmill Rd.

Item No.: 395 Zoning Agenda: Meeting of 5/6/86

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "X" are applicable and required to be corrected or incorporated into the final plans for the property.

( ) 1. Fire hydrants for the referenced property are required and shall be located at intervals or \_\_\_\_\_ feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.

( ) 2. A second means of vehicle access is required for the site.

( ) 3. The vehicle dead end condition shown at \_\_\_\_\_

EXCEEDS the maximum allowed by the Fire Department.

( ) 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operation.

(X) 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1976 edition prior to occupancy.

( ) 6. Site plans are approved, as drawn.

( ) 7. The Fire Prevention Bureau has no comments, at this time.

REVIEWER: *Capt. Joseph Kelly 5/24/86* Noted and Approved: *John F. O'Neill*  
Planning Group Fire Prevention Bureau  
Special Inspection Division

/mb

## BALTIMORE COUNTY BUILDING CODE

1984 BOCA, SECTION 110.6

CODE MEMORANDUM #1

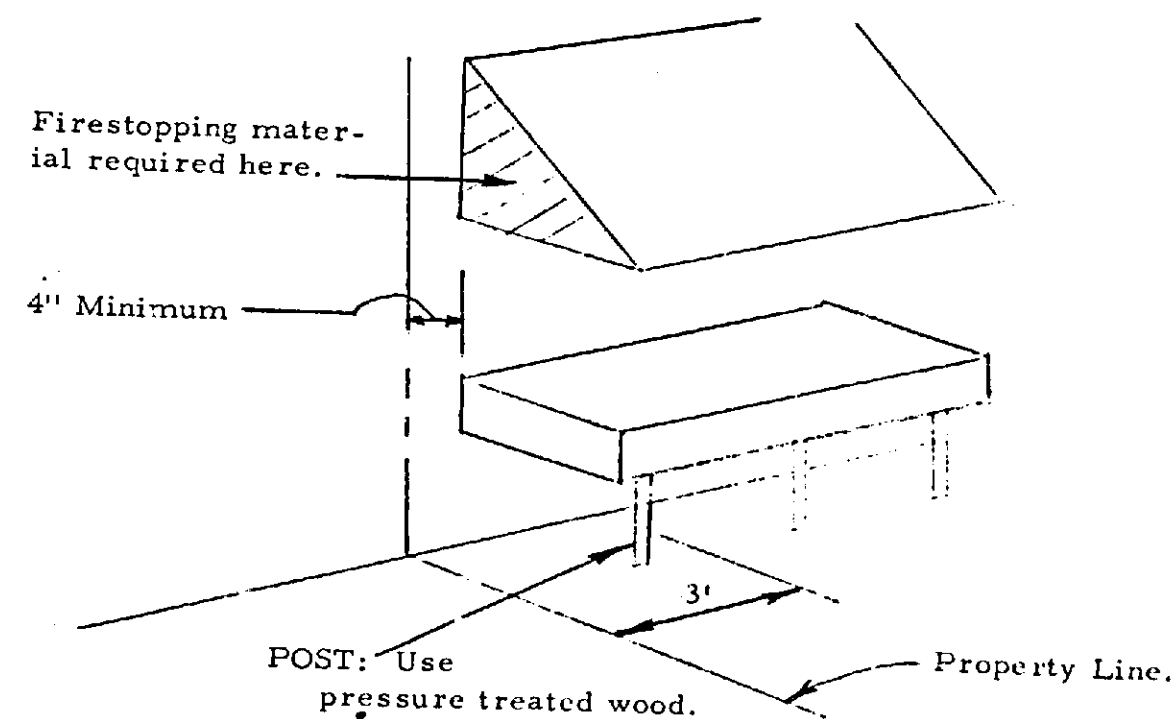
Effective 4-22-85

SUBJECT:

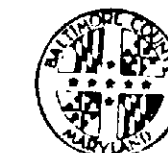
A. Rear Porches

Rear open porches may be constructed of combustible materials up to 3 feet from a property line without any additional fire protection requirements.

Rear open porches may be constructed of combustible materials up to 4" from a property line if facing surfaces shown (see diagram) are protected by a layer of drywall, fire retardant treated plywood, or other approved firestopping material and any exposed supporting members within 3 feet are non-combustible, or pressure treated wood.



OVER



BALTIMORE COUNTY  
DEPARTMENT OF PERMITS & LICENSES  
TOWSON, MARYLAND 21204  
494-3610

May 19, 1986

TED ZALESKI, JR.  
DIRECTOR

Mr. Arnold Jablon, Zoning Commissioner  
Office of Planning and Zoning  
Towson, Maryland 21204

Dear Mr. Jablon:

Comments on Item # 396 Zoning Advisory Committee Meeting are as follows:

Property Owner: Dawitrie Pasram (CRITICAL AREA)  
Location: NE/S Kingston Road, 146 feet SW Southern Road  
District: 15th.

APPLICABLE ITEMS ARE CIRCLED:

- (A) All structures shall conform to the Baltimore County Building Code as adopted by Council Bill #17-85, the Maryland Code for the Handicapped and Aged (A.M.S.I. #117-1 - 1980) and other applicable Codes and Standards.
- (B) A building and other miscellaneous permits shall be required before the start of any construction.
- C. Residential: Two sets of construction drawings are required to file a permit application. The seal of a registered in Maryland Architect or Engineer is/is not required on plans and technical data.
- D. Commercial: Three sets of construction drawings sealed and signed by a registered in Maryland Architect or Engineer shall be required to file with a permit application. Reproduced seals are not acceptable.
- E. All Use Groups except R-4 Single Family Detached Dwellings require a minimum of 1 hour fire rating for exterior walls closer than 6'-0" to an interior lot line. R-4 Use Groups require a one hour wall if closer than 3'-0" to an interior lot line. Any wall built on an interior lot line shall require a fire or party wall. See Table 401, Section 1107, Section 1106.2 and Table 1102. No openings are permitted in an exterior wall within 3'-0" of an interior lot line.
- F. The structure does not appear to comply with Table 505 for permissible height/area. Reply to the requested variance by this office cannot be considered until the necessary data pertaining to height/area and construction type is provided. See Table 401 and 505 and have your Architect/Engineer contact this department.
- G. The requested variance appears to conflict with Section(s) \_\_\_\_\_ of the Baltimore County Building Code.
- H. When filing for a required Change of Use/Occupancy Permit, an alteration permit application shall also be filed along with three sets of acceptable construction plans indicating how the existing structure is to be altered in order to comply with the Code requirements for the new use. Maryland Architectural or Engineer seals are usually required. The change of Use Groups are from Use \_\_\_\_\_ to Use \_\_\_\_\_ or to Mixed Use \_\_\_\_\_. See Section 312 of the Building Code.
- I. The proposed project appears to be located in a Flood Plain, Tidal/Riverine. Please see the attached copy of Section 516.0 of the Building Code as adopted by Bill #17-85. Site plans shall show the correct elevations above sea level for the lot and the finish floor levels including basement.
- (J) Comments: The carport shall be constructed in the same manner as a rear porch - See Memo #1 attached. Provide a minimum "C" rated roof.
- K. These abbreviated comments reflect only on the information provided by the drawings submitted to the Office of Planning and Zoning and are not intended to be construed as the full extent of any permit. If desired the applicant may obtain additional information by visiting Room 122 of the County Office Building at 111 W. Chesapeake Avenue, Towson, Maryland 21204.

*Charles E. Burman*  
BY: C. E. Burman, Chief  
Building Plans Review

L/22/86



# 396 86-502-A PETITION FOR ZONING VARIANCE TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section 1202.1B (III.C.3) to permit a side yard setback of 3 feet in lieu of the required 10 feet.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (Indicate hardship or practical difficulty)

- To improve and upgrade the dwelling through the 10' by 15' building addition in order to install a modern kitchen and enlarge the dining room.

MAP NE 10:  
4C  
E. D. 11  
DATE 7-1-86  
200  
1000  
DP

N 37,820  
E 35,170

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law For Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser:	Legal Owner(s):
(Type or Print Name)	Herman G. Anschuetz
Signature	<i>Herman G. Anschuetz</i>
Address	Anita Anschuetz
City and State	<i>Anita Anschuetz</i>
Attorney for Petitioner:	
NONE	9113 Naygall Rd. 21234-9119
(Type or Print Name)	Address Phone No.
Signature	Balto. Md. 21234
Address	City and State
City and State	Name, address and phone number of legal owner, contract purchaser or representative to be contacted
Attorney's Telephone No.:	Name
	Address Phone No.

ORDERED By The Zoning Commissioner of Baltimore County, this 21st day of May, 1986, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 24th day of June, 1986, at 9:45 o'clock.

*Carl J. Jahn*  
Zoning Commissioner of Baltimore County.

## CERTIFICATE OF PUBLICATION

TOWSON, MD. June 5, 1986

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., appearing on June 5, 1986.

THE JEFFERSONIAN,

Cost of Advertising

24.75

IN RE: PETITION FOR ZONING VARIANCE \* BEFORE THE  
NE/S of Naygall Road, 480' SE \* DEPUTY ZONING COMMISSIONER  
of Glenmill Road \* OF BALTIMORE COUNTY  
(9113 Naygall Road)  
11th Election District \*  
Herman G. Anschuetz, et ux \* Case No. 86-522-A  
Petitioners \*  
\* \* \* \* \*

The Petitioner herein requests a variance to permit a side yard setback of 3 feet in lieu of the required 10 feet in order to construct an addition to the existing dwelling.

Testimony of the Petitioners indicated they built the existing dwelling in 1958, have made various improvements to the property, and now propose constructing a 10-foot by 15-foot kitchen addition. The lot adjacent to the proposed addition is on a higher elevation than the subject site. There were no Protestants.

After due consideration of the testimony and evidence presented, and it appearing that strict compliance with the Baltimore County Zoning Regulations (BCZR) would result in practical difficulty and unreasonable hardship upon the Petitioners, and the granting of the variance requested would not adversely affect the health, safety, and general welfare of the community, and, therefore, the variance should be granted.

Therefore, IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County this 1st day of July, 1986, the herein request to permit a side yard setback of 3 feet in lieu of the required 10 feet, in accordance with the plan submitted, is GRANTED, from and after the date of this Order.

*Jean M. H. Jung*  
Deputy Zoning Commissioner  
of Baltimore County

PETITION FOR ZONING VARIANCE  
11th Election District  
Case No. 86-522-A

LOCATION: Northeast Side of Naygall Road, 480 feet Southeast of Glenmill Road (9113 Naygall Road)

DATE AND TIME: Tuesday, June 24, 1986, at 9:45 a.m.

PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

Petition for Zoning Variance to permit a side yard setback of 3 feet in lieu of the required 10 feet

Being the property of Herman G. Anschuetz, et ux, as shown on plat plan filed with the Zoning Office.

In the event that this Petition(s) is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be received in writing by the date of the hearing set above or made at the hearing.

BY ORDER OF  
ARNOLD JARLON  
ZONING COMMISSIONER  
OF BALTIMORE COUNTY



BALTIMORE COUNTY  
OFFICE OF PLANNING & ZONING  
TOWSON, MARYLAND 21204  
494-3353

ARNOLD JARLON  
ZONING COMMISSIONER

JEAN M. H. JUNG  
DEPUTY ZONING COMMISSIONER

July 1, 1986

Mr. & Mrs. Herman G. Anschuetz  
9113 Naygall Road  
Baltimore, Maryland 21234

RE: Petition for Variance  
NE/S of Naygall Road, 480' SE  
of Glenmill Road  
11th Election District  
Case No. 86-522-A

Dear Mr. & Mrs. Anschuetz:

I have this date passed my Order in the above captioned matter in accordance with the attached.

Very truly yours,  
*Jean M. H. Jung*  
JEAN M. H. JUNG  
Deputy Zoning Commissioner

JMH:jbs

Attachments

cc: People's Counsel

RE: PETITION FOR VARIANCE : BEFORE THE ZONING COMMISSIONER  
NE/S of Naygall Rd., : OF BALTIMORE COUNTY  
480' SE of Glenmill Rd.  
(9113 Naygall Rd.)  
11th District :  
HERMAN G. ANSCHUETZ, et ux, : Case No. 86-522-A  
Petitioners :  
: : : : :  
ENTRY OF APPEARANCE

Please enter the appearance of the People's Counsel in the above-captioned matter. Notices should be sent of any hearing dates or other proceedings in this matter and of the passage of any preliminary or final Order.

*Phyllis Cole Friedman*  
Phyllis Cole Friedman  
People's Counsel for Baltimore County

*Peter Max Zimmerman*  
Peter Max Zimmerman  
Deputy People's Counsel  
Room 223, Court House  
Towson, Maryland 21204  
494-2188

I HEREBY CERTIFY that on this 9th day of June, 1986, a copy of the foregoing Entry of Appearance was mailed to Mr. and Mrs. Herman G. Anschuetz, 9113 Naygall Rd., Baltimore, MD 21234, Petitioners.

*Peter Max Zimmerman*  
Peter Max Zimmerman

DESCRIPTION FOR VARIANCE  
9113 Naygall Road  
11th Election District

Beginning at a point on the northeast side of Naygall Road (50 feet wide) at a distance of 480 feet southeast of the intersection of Glenmill Road and being Lot No. 14, Block A, as shown on Plat No. One, Section "D", Joppa Village, which is recorded on the Land Records of Baltimore County in Plat Book G.L.B. No. 22, Folio 14.



BALTIMORE COUNTY  
OFFICE OF PLANNING & ZONING  
TOWSON, MARYLAND 21204  
494-3353

ARNOLD JARLON  
ZONING COMMISSIONER

JEAN M. H. JUNG  
DEPUTY ZONING COMMISSIONER

June 17, 1986

Mr. Herman G. Anschuetz  
Mrs. Anita Anschuetz  
9113 Naygall Road  
Baltimore, Maryland 21234

RE: PETITION FOR ZONING VARIANCE  
NE/S of Naygall Rd., 480' SE of Glenmill Rd.  
(9113 Naygall Rd.)  
11th Election District  
Herman G. Anschuetz, et ux - Petitioners  
Case No. 86-522-A

Dear Mr. and Mrs. Anschuetz:

This is to advise you that \$61.40 is due for advertising and posting of the above property. This fee must be paid before an Order is issued.

THIS FEE MUST BE PAID AND THE ZONING SIGN AND POST RETURNED ON THE DAY OF THE HEARING OR THE ORDER SHALL NOT BE ISSUED.

Do not remove sign from property from the time it is placed by this office until the day of the hearing.

BALTIMORE COUNTY, MARYLAND  
OFFICE OF FINANCE & REVENUE DIVISION  
MISCELLANEOUS CASH RECEIPT  
No. 021757  
DATE 6/24/86  
AMOUNT \$ 61.40  
SIGN & POST RETURNED  
RECEIVED FROM Herman G. E. Anschuetz  
Advertising and Posting re Case #86-522-A  
FOR 61404



# **Petition for Zoning Variance**

11th Election District  
Case No. 86-522-A  
LOCATION: Northeast side of Naygall Road, 480' east of Glenmill Road (9113 Naygall Rd.).  
DATE & TIME: Tuesday, June 24, 1986 9:45 a.m.  
PUBLIC HEARING: Room 106, County Office Building, 111 West Chesapeake Avenue, Towson, Maryland.  
The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing on the Petition for Zoning Variance to permit a side yard setback of 3 feet in lieu of the required 10 feet.  
Being the property of Herman G. Anschuetz, et ux, as shown on the plat filed with the Zoning Office.  
In the event that this Petition is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, ascertain any request for a stay of the issuance of said permit during this period for said case shown. Such request must be received in writing by the date of the hearing set above or made at the hearing.  
By Order Of  
Arnold Jablon  
Zoning Commissioner  
of Baltimore County

## **The Times**

Middle River, Md., June 5, 1986

This is to Certify, That the annexed

was inserted in The Times, a newspaper printed and published in Baltimore County, once in each of one successive weeks before the 5<sup>th</sup> day of June, 1986.

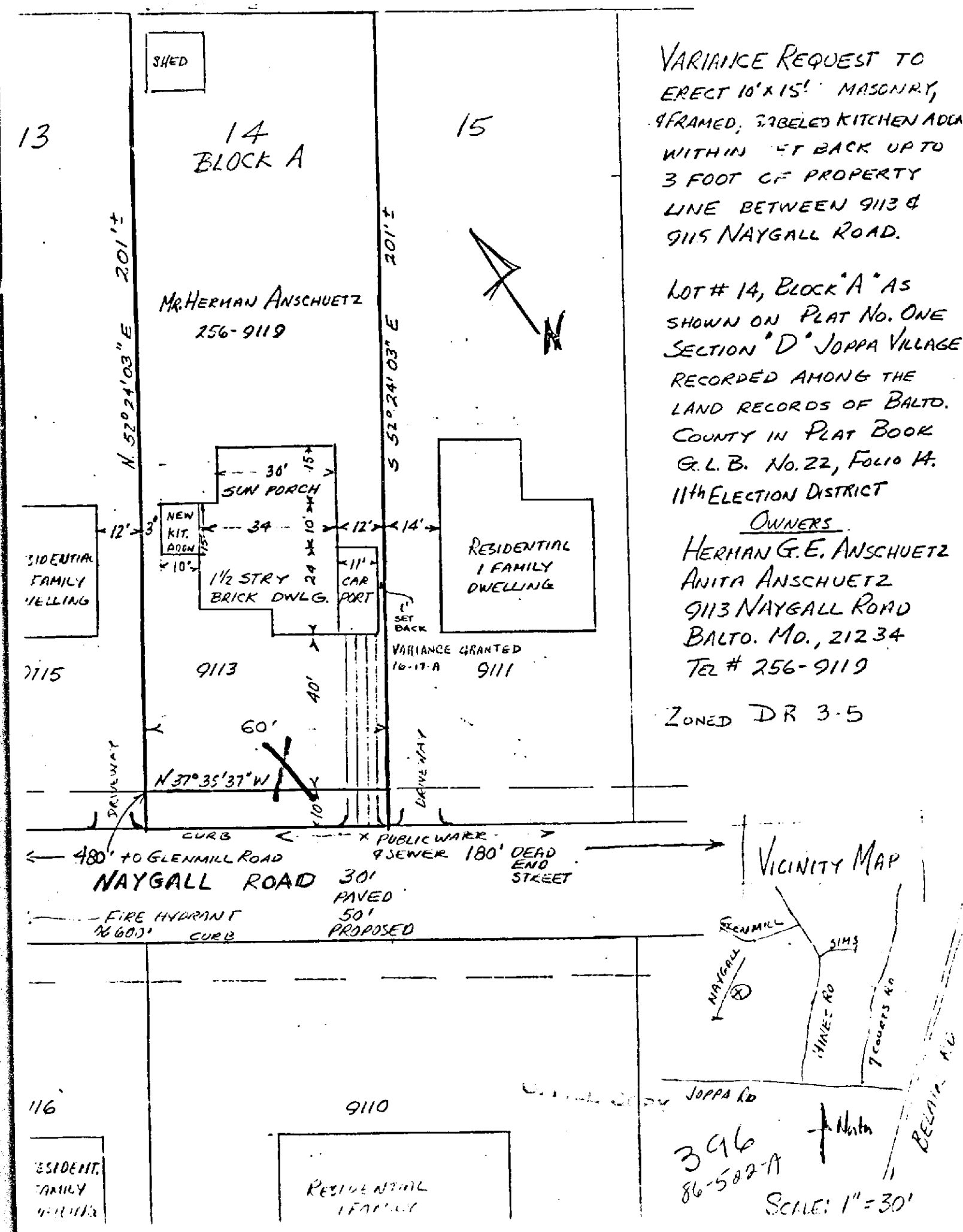
John P. Brown Publisher.

CO

CO

### **CERTIFICATE OF POSTING** ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 11th Date of Posting: 5/20/86  
Posted for: Variance  
Petitioner: Herman G. Anschuetz, et ux  
Location of property: 9113 Naygall Rd., 480' E. Glenmill Rd.  
Location of Signs: Facing Naygall Rd., from 15' E. road to 15' W. road, on property of Petitioner  
Remarks: None  
Posted by: [Signature] Date of return: 6/4/86  
Number of Signs: 1



## **BALTIMORE COUNTY, MARYLAND**

### **INTER-OFFICE CORRESPONDENCE**

Arnold Jablon  
TO: Zoning Commissioner Date: June 16, 1986

Norman E. Gerber, AICP  
FROM: Director, Office of Planning & Zoning

SUBJECT: Zoning Variance Petition Nos.

86-517-A Robert D. Howard, et ux  
86-518-A John M. Williams, et ux  
86-522-A Herman G. Anschuetz, et ux  
86-523-A Lupton Construction & Building Co., Inc.  
86-525-SPH B. J. Kirkwood & Co., Inc.  
86-527-A Jeffrey Zuckerberg, et ux

There are no comprehensive planning factors requiring comment on these petitions.

Norman E. Gerber  
Norman E. Gerber, AICP

NEG:JGH:bjs

CPS-008

## **BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE**

June 16, 1986

COUNTY OFFICE BLDG.  
111 W. Chesapeake Ave.  
Towson, Maryland 21204

ooo

Chairman

MEMBERS

Bureau of Engineering  
Department of Traffic Engineering  
State Roads Commission  
Bureau of Fire Prevention  
Health Department  
Project Planning  
Building Department  
Board of Education  
Zoning Administration  
Industrial Development

Mr. Herman G. Anschuetz  
9113 Naygall Road  
Baltimore, Maryland 21234

RE: Item No. 296 - Case No. 86-522-A  
Petitioner: Herman G. Anschuetz, et ux  
Variance Petition

Dear Mr. Anschuetz:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above-referenced petition. The following comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. The Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning.

Enclosed are all comments submitted from the members of the Committee at this time that offer or request information on your petition. If similar comments from the remaining members are received, I will forward them to you. Otherwise, any comment that is not informative will be placed in the hearing file. This petition was accepted for filing on the date of the enclosed filing certificate and a hearing scheduled accordingly.

Very truly yours,

James E. Dyer  
James E. DYER  
Chairman  
Zoning Plans Advisory Committee

JED:kbb

Enclosures

Mr. Herman G. Anschuetz  
Mrs. Anita Anschuetz  
9113 Naygall Road  
Baltimore, Maryland 21234

May 26, 1986

### **NOTICE OF HEARING**

RE: PETITION FOR ZONING VARIANCE  
NE/S of Naygall Rd., 480' SE of Glenmill Rd.  
(9113 Naygall Rd.)  
11th Election District  
Herman G. Anschuetz, et ux - Petitioners  
Case No. 86-522-A

TIME: 9:45 a.m.

DATE: Tuesday, June 24, 1986

PLACE: Room 106, County Office Building, 111 West Chesapeake Avenue, Towson, Maryland

[Signature]  
Zoning Commissioner  
of County

BALTIMORE COUNTY, MARYLAND  
OFFICE OF FINANCE - REVENUE DIVISION  
MISCELLANEOUS CASH RECEIPT

No. C19336

DATE: 6/2/86 ACCOUNT: 01-613

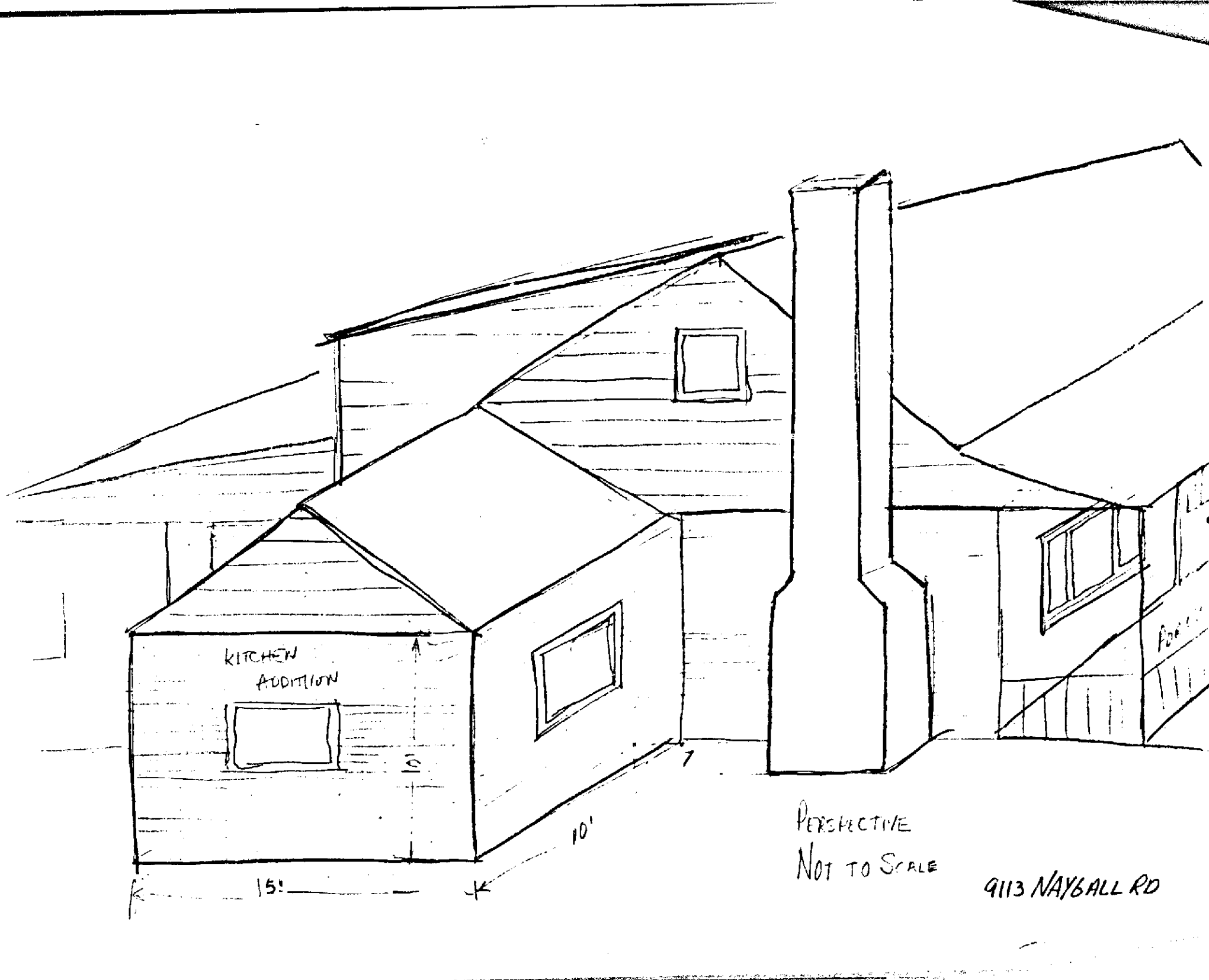
AMOUNT: \$ 35.00

RECEIVED FROM: HERMAN G. ANSCHUTZ

FOR: FEES FOR VARIANCE ITEM 396

8674\*\*\*\*\*5276th 52461

VALIDATION OR SIGNATURE OF CASHIER



86-522-A

### **BALTIMORE COUNTY OFFICE OF PLANNING & ZONING**

County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

Your petition has been received and accepted for filing this  
21st day of May, 1986.

Arnold Jablon  
Arnold JABLON  
Zoning Commissioner

Petitioner: Herman G. Anschuetz, et ux Received by: James E. Dyer  
Petitioner's Attorney: \_\_\_\_\_ Chairman, Zoning Plans Advisory Committee

BALTIMORE COUNTY  
ZONING PLANS ADVISORY COMMITTEE  
JUNE 2, 1986

Mr. Arnold Jablon  
Zoning Commissioner  
County Office Building  
Towson, Maryland 21204

JUNE 2, 1986

Re: Zoning Advisory Meeting of May 6, 1986  
Item: 396 HERMAN G. ANSCHUTZ, et ux  
Location: 9113 NAYGALL RD. 480' SE of GLENMILL RD.

The Division of Current Planning and Development has reviewed the subject petition and offers the following comments. The items checked below are applicable.

- ☒ There are no site planning factors requiring comment.
- ☒ In County Review Group Meeting, the minutes will be forwarded by the Bureau of Planning Services.
- ☒ This site is part of a larger tract; therefore it is defined as a subdivision. The plan must show the entire tract.
- ☒ A record plat will be required and must be recorded prior to issuance of a building permit.
- ☒ The access is not satisfactory.
- ☒ The circulation on this site is not satisfactory.
- ☒ The parking arrangements are not satisfactory.
- ☒ This property contains soils which are defined as wetlands, and development on or alteration of the floodplain is prohibited under the provisions of Section 22-23 of the Development Regulations.
- ☒ Development of this site may constitute a potential conflict with the Baltimore County Master Plan.
- ☒ The amended Development Plan was approved by the Planning Board on [blank].
- ☒ Landscaping: Not comply with Baltimore County Landscape Manual, Bill 173-79. No building permit may be issued until a Retention Capacity Use Certificate has been issued. The deficient service is [blank].
- ☒ The property is located in a traffic area controlled by a "T" level intersection as defined by Bill 173-79, and its construction change the re-evaluation of the traffic area. The Traffic Services Area is [blank].
- ☒ Additional comments: [blank]

CC: [blank]

Eunice A. Roper  
Chair, Current Planning and Development

## BALTIMORE COUNTY OFFICE OF PLANNING &amp; ZONING

County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

Your petition has been received and accepted for filing this  
21st day of May, 1986.

*Arnold Jablon*  
ARNOLD JABLON  
Zoning Commissioner

Petitioner Herman G. Anshuetz, et ux Received by: James E. Dyer  
Petitioner's Attorney \_\_\_\_\_ Chairman, Zoning Plans  
Advisory Committee



BALTIMORE COUNTY  
FIRE DEPARTMENT  
TOWSON, MARYLAND 21204-2586  
494-4500

PAUL H. REINCKE  
CHIEF

May 20, 1986

Mr. Arnold Jablon  
Zoning Commissioner  
Office of Planning and Zoning  
Baltimore County Office Building  
Towson, Maryland 21204

Attention: \_\_\_\_\_ Chairman  
Zoning Plans Advisory Committee

RE: Property Owner: Herman Anshuetz, et ux  
Location: NE/S Naygall Rd, 480' SE Glenmill Rd.

Item No.: 395 Zoning Agenda: Meeting of 5/6/86

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "X" are applicable and required to be corrected or incorporated into the final plans for the property.

( ) 1. Fire hydrants for the referenced property are required and shall be located at intervals or \_\_\_\_\_ feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.

( ) 2. A second means of vehicle access is required for the site.

( ) 3. The vehicle dead end condition shown at \_\_\_\_\_

EXCEEDS the maximum allowed by the Fire Department.

( ) 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operation.

(X) 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1976 edition prior to occupancy.

( ) 6. Site plans are approved, as drawn.

( ) 7. The Fire Prevention Bureau has no comments, at this time.

REVIEWER: Capt. Joseph Kelly 5/24/86 Noted and Approved: John F. O'Neill  
Planning Group \_\_\_\_\_ Fire Prevention Bureau  
Special Inspection Division \_\_\_\_\_

/mb

## BALTIMORE COUNTY BUILDING CODE

1984 BOCA, SECTION 110.6

CODE MEMORANDUM #1

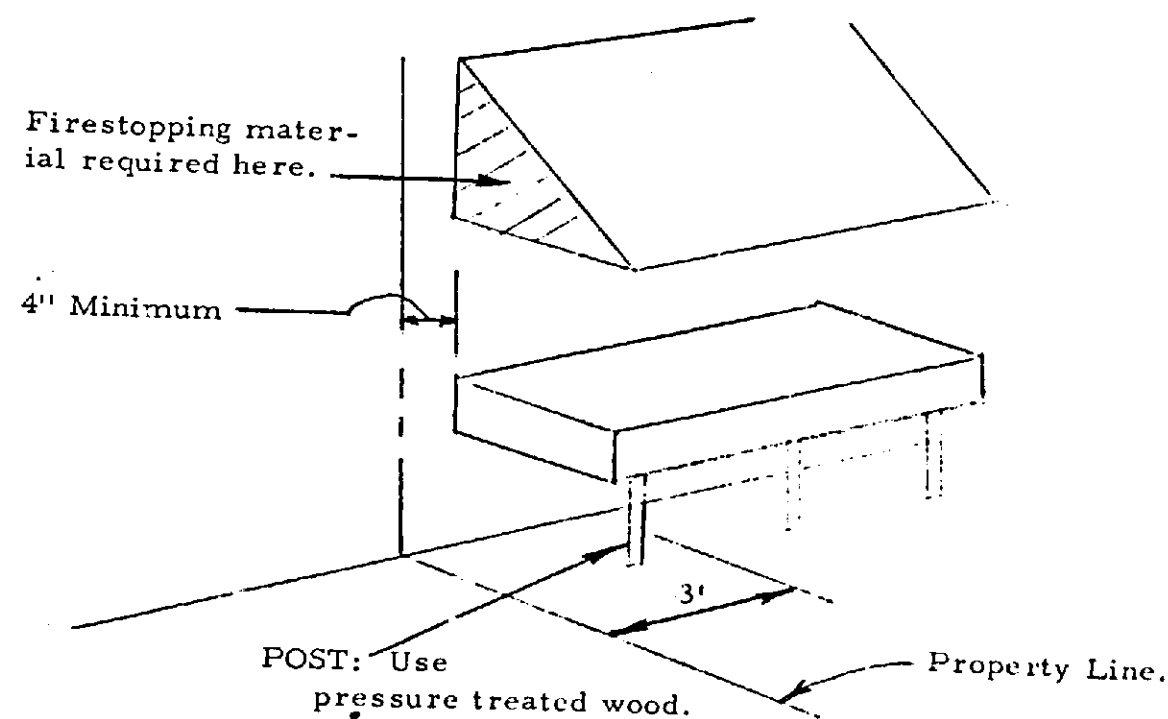
Effective 4-22-85

SUBJECT:

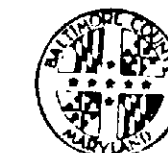
A. Rear Porches

Rear open porches may be constructed of combustible materials up to 3 feet from a property line without any additional fire protection requirements.

Rear open porches may be constructed of combustible materials up to 4" from a property line if facing surfaces shown (see diagram) are protected by a layer of drywall, fire retardant treated plywood, or other approved firestopping material and any exposed supporting members within 3 feet are non-combustible, or pressure treated wood.



OVER



BALTIMORE COUNTY  
DEPARTMENT OF PERMITS & LICENSES  
TOWSON, MARYLAND 21204  
494-3610

May 19, 1986

TED ZALESKI, JR.  
DIRECTOR

Mr. Arnold Jablon, Zoning Commissioner  
Office of Planning and Zoning  
Towson, Maryland 21204

Dear Mr. Jablon:

Comments on Item # 396 Zoning Advisory Committee Meeting are as follows:

Property Owner: Dawitrie Pasram (CRITICAL AREA)  
Location: NE/S Kingston Road, 146 feet SW Southern Road  
District: 15th.

APPLICABLE ITEMS ARE CIRCLED:

- (A) All structures shall conform to the Baltimore County Building Code as adopted by Council Bill #17-85, the Maryland Code for the Handicapped and Aged (A.M.S.I. #117-1 - 1980) and other applicable Codes and Standards.
- (B) A building and other miscellaneous permits shall be required before the start of any construction.
- C. Residential: Two sets of construction drawings are required to file a permit application. The seal of a registered in Maryland Architect or Engineer is/is not required on plans and technical data.
- D. Commercial: Three sets of construction drawings sealed and signed by a registered in Maryland Architect or Engineer shall be required to file with a permit application. Reproduced seals are not acceptable.
- E. All Use Groups except R-4 Single Family Detached Dwellings require a minimum of 1 hour fire rating for exterior walls closer than 6'-0" to an interior lot line. R-4 Use Groups require a one hour wall if closer than 3'-0" to an interior lot line. Any wall built on an interior lot line shall require a fire or party wall. See Table 401, Section 1107, Section 1106.2 and Table 1102. No openings are permitted in an exterior wall within 3'-0" of an interior lot line.
- F. The structure does not appear to comply with Table 505 for permissible height/area. Reply to the requested variance by this office cannot be considered until the necessary data pertaining to height/area and construction type is provided. See Table 401 and 505 and have your Architect/Engineer contact this department.
- G. The requested variance appears to conflict with Section(s) \_\_\_\_\_ of the Baltimore County Building Code.
- H. When filing for a required Change of Use/Occupancy Permit, an alteration permit application shall also be filed along with three sets of acceptable construction plans indicating how the existing structure is to be altered in order to comply with the Code requirements for the new use. Maryland Architectural or Engineer seals are usually required. The change of Use Groups are from Use \_\_\_\_\_ to Use \_\_\_\_\_ or to Mixed Use \_\_\_\_\_. See Section 312 of the Building Code.
- I. The proposed project appears to be located in a Flood Plain, Tidal/Riverine. Please see the attached copy of Section 516.0 of the Building Code as adopted by Bill #17-85. Site plans shall show the correct elevations above sea level for the lot and the finish floor levels including basement.
- (J) Comments: The carport shall be constructed in the same manner as a rear porch - See Memo #1 attached. Provide a minimum "C" rated roof.
- K. These abbreviated comments reflect only on the information provided by the drawings submitted to the Office of Planning and Zoning and are not intended to be construed as the full extent of any permit. If desired the applicant may obtain additional information by visiting Room 122 of the County Office Building at 111 W. Chesapeake Avenue, Towson, Maryland 21204.

*Charles E. Burman*  
BY: C. E. Burman, Chief  
Building Plans Review

L/22/86